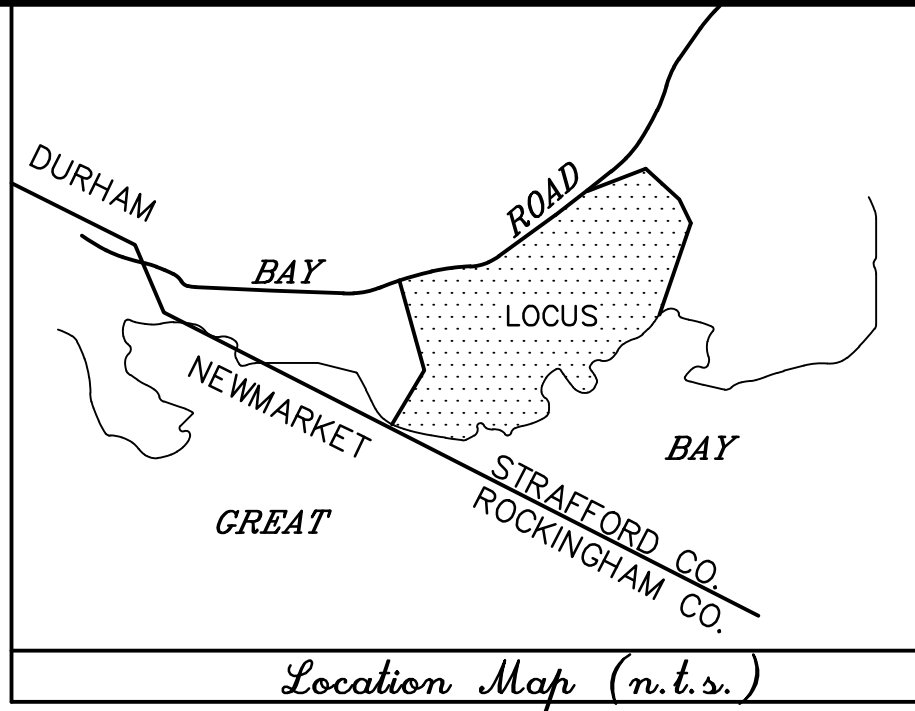


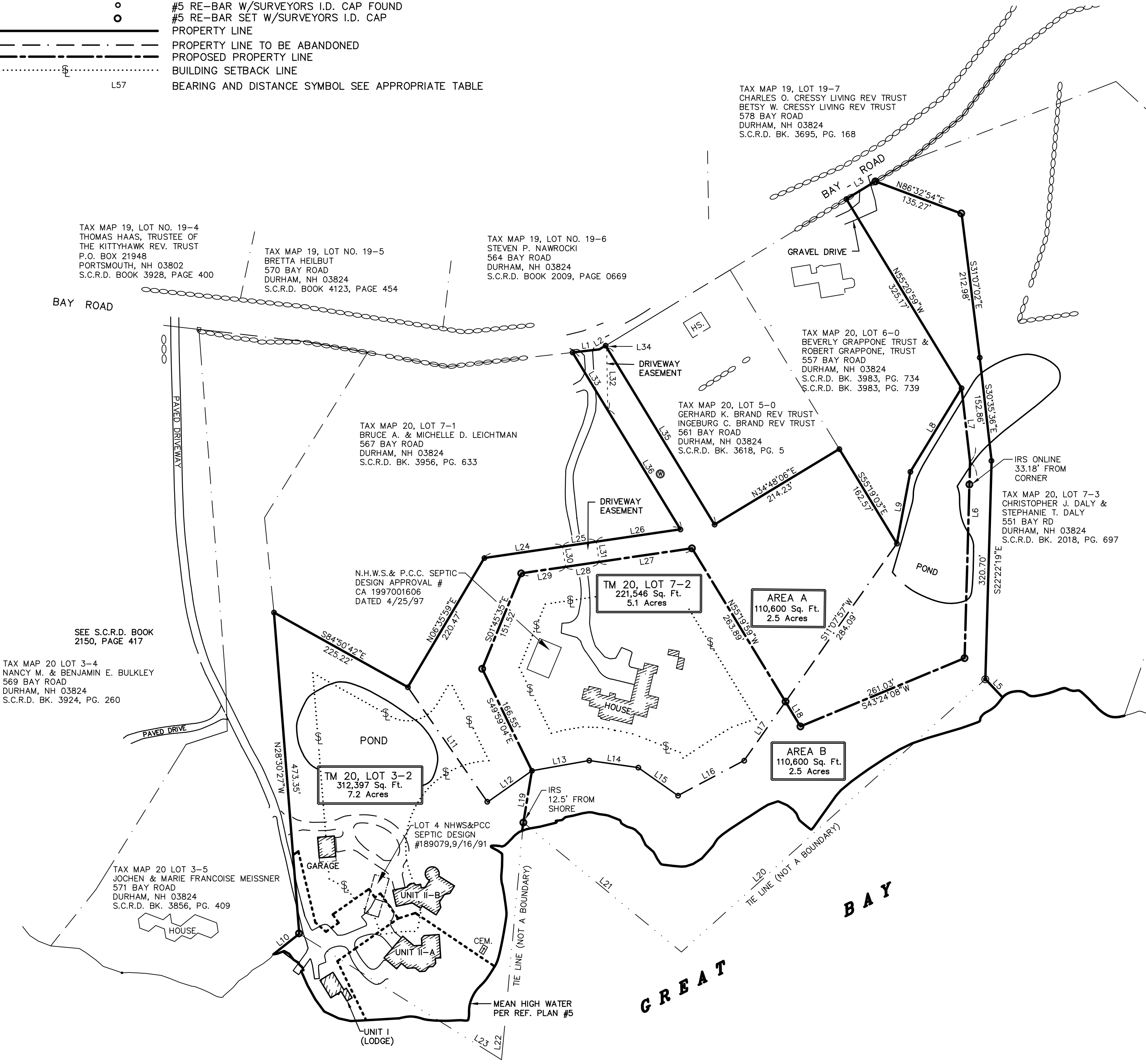
- LEGEND:
- D.H. DRILL HOLE FOUND
  - #5 RE-BAR W/SURVEYORS I.D. CAP FOUND
  - #5 RE-BAR SET W/SURVEYORS I.D. CAP
  - PROPERTY LINE
  - PROPERTY LINE TO BE ABANDONED
  - PROPOSED PROPERTY LINE
  - BUILDING SETBACK LINE
  - L57 BEARING AND DISTANCE SYMBOL SEE APPROPRIATE TABLE



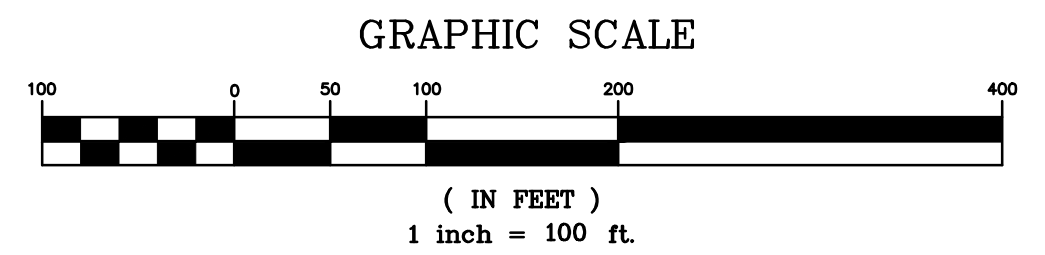
- NOTES:
- REFERENCE: TAX MAP 20 (LOT 3-2, 3-2-2A, 3-2-2B) & (7-2)
  - OWNERS OF RECORD:
    - TAX MAP 20, LOT 3-2 (UNIT I)  
SHANKHASSICK SHOREFRONT ASSOC. INC.  
C/O RICHARD V. RIELEY, PRESIDENT  
576 BAY ROAD  
DURHAM, NH 03824  
S.C.R.D. BK. 2207, PG. 801  
S.C.R.D. BK. 2138, PG. 426
    - TAX MAP 20, LOT 3-2 (UNIT II-A)  
CHENEY REV. TRUST  
76 EXETER STREET  
NEWMARKET, NH 03857  
S.C.R.D. BK. 2226, PG. 696
    - TAX MAP 20, LOT 3-2 (UNIT II-B)  
ENGLAND FAMILY LTD. PARTNERSHIP  
5 TIMBER LANE, UNIT 210  
EXETER, NH 03833  
S.C.R.D. BK. 2226, PG. 702
    - TAX MAP 20, LOT 7-2  
FIROZE E. KATRAK REV. TRUST  
565 BAY ROAD  
DURHAM, NH 03824  
S.C.R.D. BK. 3445, PG. 602
  - ZONING: RESIDENCE-COASTAL
    - MIN. LOT SIZE 150,000 SQ. FT.
    - MIN. FRONTAGE 300 FT.
    - MIN. FRONT SETBACK 40 FT.
    - MIN. SIDE YARD SETBACK 50 FT.
    - MIN. REAR YARD SETBACK 50 FT.
    - MIN. SHORELAND SHORE FRONTAGE 200 FT.
    - MIN. SHORELAND SETBACK 125 FT.
    - MAX. PERMITTED BLDG HEIGHT 30 FT.
    - IMPERVIOUS SURFACE RATIO 20%
    - PARCELS ARE SUBJECT TO NHCSPA (NHRSA 483-B)
  - PLAN INTENT: AN EQUAL AREA SWAP BETWEEN LAND OWNERS OF LOTS 3-2 & 7-2. NO OTHER CHANGES ARE PROPOSED ON THIS PLAN.
  - FOR EASEMENT AND CONDOMINIUM DATA SEE REFERENCE PLANS.
  - FOR MORE INFORMATION ABOUT THIS BOUNDARY LINE ADJUSTMENT, OR TO SEE THE COMPLETE PLAN SET, CONTACT TOWN OF DURHAM PLANNING DEPT.
  - "THERE ARE NO READILY OBSERVABLE WATER OR SEWER FACILITIES, OR OTHER OBSERVED PROPERTY FEATURES LOCATED IN THE AREAS TO BE TRANSFERRED AS TO CREATE ANY ENCROACHMENTS FROM THE BOUNDARY ADJUSTMENT.

- REFERENCE PLANS:
- "SHANKHASSICK ON GREAT BAY, A DEVELOPMENT BY CHENEY-ENGLAND LIMITED PARTNERSHIP, BAY ROAD, DURHAM, NH, PLAN 1 OF 2" DATED JUNE 24, 1998 BY DOUCET SURVEY, INC. S.C.R.D. PLAN #53-46.
  - "CONDOMINIUM SUBDIVISION PLAN, SHANKHASSICK ON GREAT BAY, A DEVELOPMENT BY CHENEY-ENGLAND LIMITED PARTNERSHIP, BAY ROAD, DURHAM, NH" DATED JUNE 24, 1998 WITH A REVISION DATE OF 5/15/2000 BY DOUCET SURVEY, INC. S.C.R.D. PLAN #58-95.
  - "SITE PLAN OF WOODEN NUTMEG CONDOMINIUM, BAY ROAD, DURHAM, NH" DATED MARCH 10, 2000 BY DOUCET SURVEY, INC. S.C.R.D. PLAN #58-96.
  - "CONDOMINIUM SUBDIVISION FLOOR PLAN, WOODEN NUTMEG CONDOMINIUM, BAY ROAD, DURHAM, NH" DATED MARCH 10, 2000 BY DOUCET SURVEY, INC. S.C.R.D. PLAN #58-98.
  - "LOT LINE REVISION FOR REAL ESTATE ADVISORS, BAY ROAD, DURHAM, N.H." DATED 8/22/90, BY LAMPREY RIVER SURVEY COMPANY. S.C.R.D. PLAN #32A-12.

LINE TABLE		
LINE	LENGTH	BEARING
L1	39.50	N59°31'12"E
L2	10.66	N34°51'39"E
L3	50.06	N34°39'01"E
L4	152.82	S30°40'09"E
L5	36.7	S67°17'08"E
L6	288.53	S22°24'35"E
L7	108.93	S30°36'51"E
L8	144.15	N07°27'40"E
L9	107.25	N13°22'05"W
L10	48.5	N27°22'14"E
L11	205.37	N58°43'50"W
L12	79.79	S30°41'40"W
L13	85.38	N55°56'53"E
L14	72.73	N74°08'04"E
L15	71.35	S78°48'07"E
L16	109.96	N38°08'23"E
L17	105.62	N11°06'07"E
L18	42.41	N55°19'59"W
L19	89.5	S14°43'58"E
L20	600.00	S24°04'42"W
L21	300.00	N74°37'34"W
L22	350.00	N18°44'01"W
L23	350.00	S82°04'12"E
L24	116.10	N57°41'01"E
L25	50.00	N57°41'01"E
L26	124.86	N57°41'01"E
L27	137.73	S57°40'01"W
L28	50.00	S57°40'01"W
L29	65.67	S57°40'01"W
L30	30.07	S32°20'00"E
L31	30.06	S32°20'00"E
L32	92.03	S25°00'00"E
L33	99.46	N55°20'48"W
L34	3.39	S55°19'39"E
L35	304.31	S55°19'39"E
L36	204.84	N55°20'48"W



1	3-6-14	ADD MONUMENTATION SET	WJD	
NO.	DATE	DESCRIPTION	BY	



I certify that this survey and plan was prepared by me or by those under my direct supervision. I certify that this survey was made on the ground and is correct to the best of my knowledge and belief. Random traverse survey by Theodolite and E.D.M. Precision greater than 1: 15,000

\_\_\_\_\_, L.L.S. #824  
\_\_\_\_\_, DATE

The certifications shown hereon are intended to meet registry of deed requirements and are not a certification to title or ownership of property shown. Owners of adjoining properties are according to current town assessors records.

FINAL APPROVAL BY DURHAM PLANNING BOARD

\_\_\_\_\_, CERTIFIED BY \_\_\_\_\_, DATE \_\_\_\_\_

LOT LINE REVISION  
for  
WOODEN NUTMEG CONDOMINIUM  
Tax Map 20, Lot 3-2  
Unit #I: Shankhassick Shorefront Association  
Unit #II-A: Cheney Rev. Trust  
Unit #II-B: England Family Ltd. Partnership  
and  
FIROZE E. KATRAK REV. TRUST  
Tax Map 20, Lot 7-2  
Bay Road, Durham, New Hampshire

DRAWN BY: W.J.D.	DATE: JAN. 16, 2014
CHECKED BY: E.J.S.	DRAWING NO.: 3148B
JOB NO.: 3148/93028	SHEET 1 of 1

